

महाराष्ट्र प्रादेशिक नियोजन व नगररचना अधिनियम.
१९६६ कलम ३७ (२) अन्वये अधिसूचना ...
अमरावती महानगरपालिकेच्या विकास नियंत्रण
नियमावलीमध्ये फेरबदल करणेबाबत.....

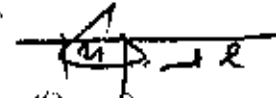
महाराष्ट्र शासन
नगर विकास विभाग
शासन निर्णय क्र. टिपीएस-२८०८/१२७९/प्र.क्र.२०७/२००८/नवि-३०.
मंत्रालय, मुंबई - ३२.
दिनांक - १२ मे, २०१०.

पहा :- अ) उप संचालक, नगर रचना अमरावती विभाग यांची पत्रे
(१) जा.क्र.वि.यो.अम./कलम-३७(१ कक)/उपसंअम/९४४, दि.२०/०५/०९
(२) जा.क्र.वि.यो.अमरावती फ.ब./३७(१ कक)/उपसंअम/२४१५, दि.२३/११/०९

ब) संचालक, नगर रचना पुणे यांची पत्रे
(१) जा.क्र. वि.यो.अमरावती/वि.नि.नि./टिपीव्ही-६/३७९७, दि.१८/०६/०९
(२) जा.क्र. वि.यो.अमरावती/विनिनि/फेरबदल/टिपीव्ही-६/७७५०, दि.१६/१२/०९

शासन निर्णय :- सोबतची अधिसूचना महाराष्ट्र शासन राजपत्रात प्रसिद्ध करावी.

महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नांवाने,


(शिवाजी गायकवार)
अवर सचिव

प्रति,
विभागीय आयुक्त, अमरावती विभाग, अमरावती
जिल्हाधिकारी अमरावती.
संचालक नगररचना, महाराष्ट्र राज्य, पुणे.
आयुक्त अमरावती महानगरपालिका अमरावती.
उप सचिव (नगररचना), नगर विकास विभाग, मंत्रालय, मुंबई.
उप संचालक नगररचना, अमरावती विभाग, अमरावती.
सहायक संचालक नगररचना, अमरावती शाखा अमरावती.
अवस्थापक, शासकीय मुद्रणालय, नागपूर.

त्यांना विनंती करण्यात येते की, सोबतची अधिसूचना महाराष्ट्र शासन राजपत्राच्या अमरावती
विभागीय पुरवणीमध्ये प्रसिद्ध करून त्याच्या ५ प्रती या विभागास व संचालक नगररचना, महाराष्ट्र राज्य,
पुणे यांना पाठवाव्यात.

क) अधिकारी, (न.वि-२९) नगरविकास विभाग, मंत्रालय, मुंबई.

त्यांना विनंती करण्यात येते की, सोबतची अधिसूचना शासनाच्या वेबसाईटवर प्रसिद्ध करण्यात
यावी तसेच नव्ही, नवि-३०.

निर्दिष्ट पा निर्दिष्ट आकार में ४ अक्षरे में लिखें...

दिनांक : १० मे. २०१०.

શ્રી સુભાષચંદ્ર બોસ્ (૧૯૦૬-૧૯૪૫) એ આપણા દેશના આઝાદી સંગ્રામના અગ્રણી નેતા હતા. તેમણે આંદોલનના નેતા તરીકે અને સ્વતંત્રતા સંગ્રામના અગ્રણી નેતા તરીકે આપણને યાદ અપાડે છે. તેમણે આપણને આજીવન સુધી આપણના દેશના આઝાદી સંગ્રામના અગ્રણી નેતા તરીકે યાદ અપાડે છે.

[illegible]

१. पहिल्या २०% परिवारियत आलेनि. जाती-जागेच्या बृहत्तया २०%.

२) स्वयंभूमीत - ०% इतिरीकित च अ.लि.साठी - जागेच्या मूल्याच्या ४०%

प्रश्न-१०: सराफेदारों द्वारा परिभाषित केलते अतिमूल्य, आद्यत अन्तरावली महानगरपालिका
परिभाषित पत्र जारी करके विनाशकारी तौर पर निष्काप्य अथवा गणना करण्यात येवे.

[illegible]

॥ १ ॥ ॐ नमो भगवते वासुदेवाय ॥

[illegible][illegible]

५.३.३.३- जल कुचकण्टक संशोधन विभाग/परी अतिरिक्त जलकुचक निर्देशिका अनुसार कसपात
बोलेरुका केशवारी विभागाच्या हस्तांतरणाद्वारे (T.O.) प्राप्त होणारा जलकुचक निर्देशिका व नारायण
पत्रक वगैरे.

उपलब्धता: भुवनेश्वर रिकॉर्डिंग कार्यालय ठिकाण २००० चौ.मी.आवश्यक आहे.

QUESTION 1

"संस्कृत" साहित्याचा विकास निदेशक विभागावर्तीत ए.सी. नमूर विद्यापीठात
जिल्हा, जिल्हा, जिल्हा.

[illegible]

$\frac{d}{dt} \left(\frac{\partial L}{\partial \dot{x}} \right) = \frac{\partial L}{\partial x}$

C. perfurcata, *Mastomys natalensis*

संस्कृत-विभाग, क. प्र. विद्यापीठ, मुंबई

[illegible]

CONSTITUTIONAL COURT 557

$$f^{\pm}(z) = \frac{1}{2} \left(f(z) \pm \frac{1}{\bar{f}(\bar{z})} \right)$$

7-10-78

25-10-2019

[illegible]

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7. *Chlorophyll a* and *Chlorophyll b* contents were determined by spectrophotometry using the method of Lichtenthaler and Whistler (1987).

(१) सौंदर्यवृत्त सार्वजनिक विश्वस्त संस्थेचे - जावेच्या मूल्येच्या १५%

संस्थालयः सत्यवाचः धर्मादानः उद्देशान्नं रथापित

सहकारी तत्वांचेर सुस असलेल्या आणि

सायकर काव्या व महाराष्ट्र की.ऑप.सो.अवत

पञ्जाबी नैऋतिकृत वैद्यकीय संस्था

१३. सभ्यतासूचक परम्पणित केलेल अधिवृत्त, आयुवृत्त, जमरावती यती इत्यादी पत्र पाठीं केलेल्या दिनांकाधारसून तीन मन्दिळांत आला भक्षण जायनात म्है.

प्रतिपत्ति - करील अतः (१) नूतन अधिभूत स्थिति सुदृढीत शरणा झाले नाही तर वास्तविक तत्वावर जारी करणेदेखी सुधारित अधिभूत परिगणित करील.

२२/११/८६- अतिरीकत पद्धतें क्षेत्र निर्देशांके बाजारमूल्य, नोंदणी विभागाले प्रत्येक वर्षी वीतव्य केलेल्या शिद्यविध्य समजानुसारच्या जागेंच्या भावानुसार परिगणित करण्यात यावे.

३. सि.पा.स. परिभाषित करलेखा पट्टण लक्षितुल्याच्या १०० पैकी, ५०% राकम आयुक्ताने या करालेखात भरवावून घ्यावे, बाकीचे नगरे वीस असलेल्या Demand Draft द्वारे असलेल्या नगरपालिकांकडे पाठवावून घ्यावे, तर खर्चलेख ५०% राकम अवघे राखित, नगर शिक्षण समितीने या करालेखात भरवावून घ्यावे वीस असलेल्या Demand Draft द्वारे भासनास भरणे, या प्रमाणे घ्यावे.

प्रतिपक्ष : सर्वोच्च न्यायिक निकाय परताना संबंधित शैक्षणिक संस्थेत २ लाख ५० हजार रुपये खर्च होईल अशी आर्थिक हक्काबात माव्यात संबंधित रुचिये, शिक्षण विभाग हे असे प्रतिज्ञा करीत आहेत ही सक्षम प्राविण्यात असतील. मात्र प्रस्तुत उध ही सक्षम शिक्षण संस्था ही शिक्षण विभाग या संबंधित बात नसते...

उपरोक्त विषय पर विचार कर, निम्नलिखित निर्देशों के अनुसार कार्य करना है।
निर्देशों के अनुसार कार्य करना है।

पुस्तकालय कोषकाल वर्गीकरण संख्या २००० ई.पी.आवश्यक अ.हं.

मिडिलेक्स ५ बैलगाड़ी संख्यात स्वयंसेवक जागरीस स्वयंसेवक युवालय
को सहायता प्रदान कर रहे हैं। युवालय स्वयंसेवक ५५% स्वयंसेवक जागरीस
को सहायता प्रदान कर रहे हैं। स्वयंसेवक ५५% स्वयंसेवक जागरीस
को सहायता प्रदान कर रहे हैं। स्वयंसेवक ५५% स्वयंसेवक जागरीस

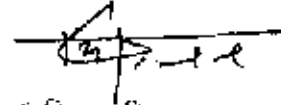
सूचना - महाराष्ट्र अगुज्जेय होणारा वाणिज्य वापर हा दुय्यम स्वरुपाचा असून मुख्य
सर्वकांय केळीतल्लेय उपरावरीक.

सूचना - महाराष्ट्र अगुज्जेय होणारा वाणिज्य वापर हा किमान १२.०० मीटर रुंद रस्त्याचा पुढावा
कायदा अगुज्जेय होणारा उपरावरीक.

सूचना - महाराष्ट्र अगुज्जेय होणारा वाणिज्य वापर हा किमान १२.०० मीटर रुंद रस्त्याचा पुढावा
कायदा अगुज्जेय होणारा उपरावरीक.

सूचना - महाराष्ट्र अगुज्जेय होणारा वाणिज्य वापर हा किमान १२.०० मीटर रुंद रस्त्याचा पुढावा
कायदा अगुज्जेय होणारा उपरावरीक.

महाराष्ट्र शासनाचे अगुज्जेय होणारा वाणिज्य वापर हा किमान १२.०० मीटर रुंद रस्त्याचा पुढावा
कायदा अगुज्जेय होणारा उपरावरीक.



{ शिवाजी पाटणकर }

महाराष्ट्र शासनाचे अगुज्जेय होणारा वाणिज्य वापर हा किमान १२.०० मीटर रुंद रस्त्याचा पुढावा
कायदा अगुज्जेय होणारा उपरावरीक.

and after giving hearing to the objections received if any on the said modification, the officer has submitted report vide letters सा.क.वि.पो.अमरावती/के.ब./३५(१)कक/१/२०१२ दि.२०/१२/१२ & सा.क.वि.पो.अमरावती/के.ब./३५(१)कक/१/२०१२ दि.२०/१२/१२ अमरावती दि.२०/१२/१२;

And whereas after receiving the report of the said officer and consulting the Director of Town Planning, Pune, and after making necessary inquiries the Government is of the opinion that the said Modification Proposal is necessary and should be sanctioned;

Now therefore, in exercise the powers conferred by subsection 2 of section of 31 the Government hereby finally sanctioned the said modification proposal and for carrying out the same is included by deleting the existing regulation in the Amravati Municipal Corporation as sanctioned by Modification dated 04/12/1982.

MODIFICATION NO.1

The following new Regulation is included by deleting the existing Regulation in the Amravati Municipal Corporation:-

AMRAVATI MUNICIPAL CORPORATION, PUNE

With the previous approval of Government, for 3 to 5 starred category starred luxury hotel in the independent plots under one establishment with rating of 2 to 5 starred category hotels and approved by the Department of Tourism of Government of India, owner of such hotels shall an additional FSI to the maximum extent of 100% over and above the existing permissible FSI in the area in which such hotel plot is situated, may be granted and such extra FSI should be subject to payment of such premium as per Ready Reckoner and the conditions as specified below:-

<u>Category of Four Starred Category Hotels:-</u>		
For the first 10% additional FSI	-	15% of the value of the land
For the next 10% additional FSI	-	20% of the value of the land
<u>Category of Three Starred Category Hotels:-</u>		
For the first 10% additional FSI	-	20% of the value of the land
For the next 10% additional FSI	-	40% of the value of the land

And the owner of the Premium amount as calculated as above shall be paid within 3 months from the date of issue of the order by the Commissioner of Amravati Municipal Corporation.

And in the case of the owner fails to pay the Premium amount within the time limit provided in the above condition (1) Government shall work out the revised amount of the Premium and the amount of revised Premium of interest.

And the owner of the additional FSI shall be worked out as per Ready Reckoner and the Ready Reckoner published by the Registration Department and the Government.

Condition (4) - For 50% of the total amount of the Premium calculated shall be paid to the Amravati Municipal Corporation through demand draft payable to the Corporation, Amravati Municipal Corporation, and remaining 50% to the Government through demand draft payable to the Under Secretary, Urban Development Department, Maharashtra, Mumbai.

Condition (5) - While granting a plot, the Government, certain number of plots shall be reserved for Government, complete free of cost on such terms & conditions as may be decided by the Government.

Condition (6) - For revenue from TDR shall not be utilized where the plot is to be granted on the plots as per above rules.

Condition (7) - Area of the Plot shall be 2000 sq.m. minimum required.

MODIFICATION NO.2

"The following new Regulation is included in said Development Control Rules for Amravati Municipal Corporation."

ADDITIONAL TDR FOR EDUCATIONAL/MEDICAL INSTITUTIONS

With the previous approval Government, for Deductional Medical Institutions recognized by the Department of Education/Medical of Government of Maharashtra, Government of Maharashtra, Medical Institutions run on co-operative basis shall be set for charitable purpose & registered under the Income Tax Act & Co-operative societies Act, an additional TDR to the maximum extent of 10% of the area of the original permitted TDR in the area in which such Institute is situated, may be permitted and such extra TDR should be subject to payment of such premium as per fixed Rate and the conditions as specified below -

(i) Educational:

- (A) Primary School / Secondary School - 5% of the value of the land
- (B) College / School of Medicine - 10% of the value of the land
- (C) Specialized medical Institute etc - 5% of the value of the land

(ii) Medical Institutions /

Dispensary,

(iii) Medical:

- (A) Government Hospital / Municipality - 15% of the value of the land
- (B) Private Hospital / Dispensary - 10% of the value of the land
- (C) Specialized medical Institute - 10% of the value of the land
- (D) Medical Institutions / Dispensary / Hospital / etc - 5% of the value of the land
- (E) Medical Institutions / Dispensary / Hospital / etc - 5% of the value of the land
- (F) Medical Institutions / Dispensary / Hospital / etc - 5% of the value of the land

Condition (8) - The premium shall be returned as above and the plot shall be set for the use of the institution issued by the Corporation of Amravati Municipal Corporation.

Condition (9) - The Government shall be responsible to pay the Premium amount and the Government shall be responsible to pay the Premium amount and the Government shall be responsible to pay the Premium amount.

Condition (10) - The Government shall be responsible to pay the Premium amount and the Government shall be responsible to pay the Premium amount and the Government shall be responsible to pay the Premium amount.

condition (4)- The 50% of the total amount of the Premium calculated shall be paid to the Amravati Municipal Corporation through demand draft payable to the Commissioner, Amravati Municipal Corporation, and remaining 50% to the Government through demand draft payable to the Under Secretary, Urban Development Department, Maharashtra, Mumbai.

condition (5)- While granting additional FSI, certain number of rooms shall be reserved for Government nominees free of cost on such terms & conditions as may be decided by the Government."

condition (6)- FSI receivable from TDR shall not be utilized where additional FSI is to be granted on the plots as per above rules.

condition (7)- Area of the Plot shall be 2500 sq.mt. minimum required.

14(3) In order to make the construction of Educational and Medical Institute viable, 15% of the permissible FSI may be allowed for commercial use, and in case of all recognised Educational and Medical Institute, 30% of the basic permissible FSI may be allowed for commercial use, subject to following conditions.

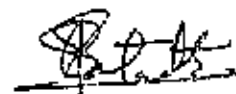
condition (1)- The Commercial user permitted as per above should be subsidiary to user and the main user should be Educational or Medical as the case may be.

condition (2)- The commercial user as per above shall be permitted only on the road frontage having a width of minimum 12.50 meters/road."

14(4) 1) A copy of the sanctioned modification is kept open for inspection for the public during office hours at the office of the Amravati Municipal Corporation on all working days.

2) This Modification is also available for download on Web Site @ www.amravati.nagar.nikahale.gov.in

By order and in the name of the Governor of Maharashtra.



[Shri. P. S. Patil]
Under Secretary to Government